after any such sale or sales the said Trustee shall return to this Court a full and particular account of the same with an affidavit of the truth thereof and of the fairness of such sale or sales annexed and on the ratification of such sale or sales by the Court and on payment of the whole purchase money and not before the said Trustee by a good and sufficient deed to be executed and acknowledged agreeably to law shall convey to the purchaser or purchasers the said property and to his her or their heirs the property to him her or them sold free clear & discharged of all claim of the parties to this cause and of any ~~person~~ or persons claiming by from or under them and the said Trustee shall bring into this Court a the money arising on such sale or sales and the bonds or notes which may be taken for the same to be disposed of under the direction of this Court after deducting therefrom the costs of this suit and such Commission to the said Trustee as the Court shall think proper to allow in consideration of the skill attention and fidelity wherewith he shall appear to have discharged his trust.

John A Lynch
Judge of Cir Court.

Filed Dec. 30. 1875.

Trustees Bond recorded in Liber C W No 10 folio 657 (Land Record)

Trustees Report

John P Gallion & others
vs
Geo Simpson & others

No. 4063 Equity.
In the Circuit Court for Frederick County

To the Honorable the Judges of the Circuit Court for Frederick County, sitting as a Court of Equity.

The Report of Sale of Thomas H Lease Trustee appointed by the decree in the above case to sell the Real Estate decreed to be sold and described in the proceedings in the above case respectfully shows that after giving bond with approved security as required by said decree and after giving more than three weeks public notice of the time place manner and terms of Sale by advertisement in "The Examiner" a newspaper published in Frederick County and by handbills extensively circulated he did pursuant to said notice attend on the premises in the village of New Market in on Thursday the 27th day of January 1876 at one o'clock P M and then and there offered at Public Sale to the highest bidder the House & Lot of which said Robert H Phelps died seized and possessed situated on the South side of the Main Street in said Village of New Market being the same property described in Exhibit No. 4 filed in this case and sold the same to Mrs Harriet Gallion she being the highest and best bidder therefor at and for the sum of, Seven hundred dollars, and the said Harriet Gallion has obligated herself to comply with the terms of sale as appears by her acknowledgement of purchase filed herewith marked "Exhibit No. 4." Your Trustee then offered at Public Sale to the highest bidder the Lot of Land adjoining the above described property containing two Acres and four Perches more or less and being the same described in Exhibit No. 3 in this case and sold the same to Harriet Gallion she being the highest and best bidder therefor at and for the sum of One hundred & thirty dollars per acre the whole for said last Lot amounting to two hundred and Seventy three & 37/100 dollars and the said Harriet Gallion also obligated herself to comply with the terms of sale for said last mentioned Lot as will appear by said "Exhibit No 4".

And the whole of said sales amount to $973.37½.

All of which is respectfully submitted

Thos H Lease Trustee